

**TESTIMONY OF THE LANDMARKS PRESERVATION COMMISSION BEFORE  
THE CITY COUNCIL SUBCOMMITTEE ON LANDMARKS, PUBLIC SITING  
AND MARITIME USES ON THE DESIGNATION OF THE 190 GRAND STREET  
HOUSE IN MANHATTAN.**

**January 25, 2011**

Good morning Council Members. My name is Jenny Fernández, Director of Intergovernmental and Community Relations for the Landmarks Preservation Commission. I am here today to testify on the Commission's designation of the 190 Grand Street House in Manhattan.

On June 22, 2010, the Landmarks Preservation Commission held a public hearing on the proposed designation as a Landmark of the 190 Grand Street House. The hearing was duly advertised according to the provisions of law. One witness spoke in favor of the designation, a representative of the Historic Districts Council. There were no speakers in opposition to the proposed designation. In addition, the Commission has received letters in support of the designation. On November 16, 2010 the Commission voted to designate the building a New York City individual landmark.

Built c.1833, the rowhouse at 190 Grand Street was built as a grand, late Federal style residence at a time when this neighborhood, now known as Little Italy, was an affluent residential quarter. It is part of a larger row of five houses that Stephen Van Rensselaer built, of which it and the neighboring house at 192 Grand Street are the two best remaining examples. Located from the Battery as far north as 23rd Street and constructed between the 1780s and 1830s, Federal-era houses are among the oldest and relatively rarest buildings in Manhattan. This house retains a significant amount of its original architectural fabric, including Flemish bond brick, molded brownstone lintels at the third story, a pitched roof, and prominent segmental dormers, which retain their original decorative wood trim including molded segmental-arched window surrounds and keystones. Francesco R. Stabile, an Italian immigrant and founder of the nearby Banca Stabile, purchased the building as an investment in 1901 at a time when the neighborhood was transitioning from a community of Germans and German-Americans to Little Italy. Stabile's descendents still own the building, which remains at the core of Little Italy. Despite some alterations, 190 Grand Street, notable singly and as part of a pair along with 192, is among the relatively rare surviving and significantly intact Manhattan buildings of the Federal period.

The Commission urges you to affirm this designation.

**TESTIMONY OF THE LANDMARKS PRESERVATION COMMISSION BEFORE  
THE CITY COUNCIL SUBCOMMITTEE ON LANDMARKS, PUBLIC SITING  
AND MARITIME USES ON THE DESIGNATION OF THE 192 GRAND STREET  
HOUSE IN MANHATTAN.**

**January 25, 2011**

Good morning Council Members. My name is Jenny Fernández, Director of Intergovernmental and Community Relations for the Landmarks Preservation Commission. I am here today to testify on the Commission's designation of the 192 Grand Street House in Manhattan.

On June 22, 2010, the Landmarks Preservation Commission held a public hearing on the proposed designation as a Landmark of the 192 Grand Street House. One witness spoke in favor of the designation, a representative of the Historic Districts Council. A representative of the owner spoke in opposition. In addition, the Commission has received letters in support of the designation. On November 16, 2010 the Commission voted to designate the building a New York City individual landmark.

Built c.1833, the rowhouse at 190 Grand Street was built as a grand, late Federal style residence at a time when this neighborhood, now known as Little Italy, was an affluent residential quarter. It is part of a larger row of five houses that Stephen Van Rensselaer built, of which it and the neighboring house at 192 Grand Street are the two best remaining examples. Located from the Battery as far north as 23rd Street and constructed between the 1780s and 1830s, Federal-era houses are among the oldest and relatively rarest buildings in Manhattan. This house retains a significant amount of its original architectural fabric, including Flemish bond brick, molded brownstone lintels at the third story, a pitched roof, and prominent segmental dormers, which retain their original decorative wood trim including molded segmental-arched window surrounds and keystones. Despite some alterations, 190 Grand Street, notable singly and as part of a pair along with 192, is among the relatively rare surviving and significantly intact Manhattan buildings of the Federal period.

The Commission urges you to affirm this designation.

**TESTIMONY OF THE LANDMARKS PRESERVATION COMMISSION BEFORE  
THE CITY COUNCIL SUBCOMMITTEE ON LANDMARKS, PUBLIC SITING  
AND MARITIME USES ON THE DESIGNATION OF THE PAUL RUDOLPH  
PENTHOUSE & APARTMENTS IN MANHATTAN.**

**January 25, 2011**

Good morning Council Members. My name is Jenny Fernández, Director of Intergovernmental and Community Relations for the Landmarks Preservation Commission. I am here today to testify on the Commission's designation of the Paul Rudolph Penthouse & Apartments in Manhattan.

On November 17, 2009, the Landmarks Preservation Commission held a hearing on the proposed designation of the Paul Rudolph Penthouse & Apartments. Three people spoke in favor of designation, including representatives of Docomomo New York/Tri-State, the Historic Districts Council, and the Paul Rudolph Foundation. Community Board No. 6 took no position at the time and planned to submit a resolution at a later date. An attorney for the owner of the property stated that they did not necessarily oppose the designation of their building, but requested that the public record remain open for a period of thirty days because they were not yet prepared to testify. On November 16, 2010 the Commission voted to designate the building a New York City individual landmark.

Paul Rudolph, one of the most celebrated and innovative American architects of the 20th century, was associated with 23 Beekman Place for more than 35 years, from 1961 until his death in 1997. Trained at the Harvard Graduate School of Design in the 1940s, Rudolph was a second-generation modernist who grew dissatisfied with functional aesthetics but remained committed to using industrial materials to create structures of great formal complexity. Rudolph began leasing an apartment on the fourth floor of 23 Beekman Place in 1961, purchased the entire building in 1976, and converted it into five apartments in 1977-82. At that time he added a remarkable multi-story modernist penthouse that suggests a work of architectonic sculpture. New York Times architecture critic Paul Goldberger praised the steel-and-concrete design, calling it "a handsome composition, a neat arrangement of geometric forms that is visually pleasing in itself and a welcome addition to Beekman Place's already long list of architectural styles."

Although the elaborate multi-level interiors have been modified by subsequent owners, the exterior is virtually unchanged. Rudolph completed only six buildings in New York City. 23 Beekman Place stands out as one of this celebrated architect's most personal and experimental designs, drawing on themes that he explored throughout his prolific career.

The Commission urges you to affirm this designation.

**TESTIMONY OF THE LANDMARKS PRESERVATION COMMISSION BEFORE  
THE CITY COUNCIL SUBCOMMITTEE ON LANDMARKS, PUBLIC SITING  
AND MARITIME USES ON THE DESIGNATION OF THE UNION REFORMED  
CHURCH OF HIGHBRIDGE IN THE BRONX.**

**January 25, 2011**

Good morning Council Members. My name is Jenny Fernández, Director of Intergovernmental and Community Relations for the Landmarks Preservation Commission. I am here today to testify on the Commission's designation of the Union Reformed Church of Highbridge.

On December 15, 2009, the Landmarks Preservation Commission held a public hearing on the proposed designation as a Landmark of the Union Reformed Church of Highbridge. Three people spoke in favor of designation: representatives of Bronx Borough President Ruben Diaz, Jr., who stated the importance of the historic church to the community and the Bronx, the Historic Districts Council, and New York Landmarks Conservancy. On November 16, 2010 the Commission voted to designate the building a New York City individual landmark.

The Union Reformed Church of Highbridge in the South Bronx was constructed in 1887-88 to the design of architect Alfred E. Barlow. A Protestant "Union Sunday-School of Highbridgeville" was established in 1860, and later affiliated with the Reformed Church of America to become known as the Union Reformed Church of Highbridge. As the congregation grew, a larger building was needed, and the church commissioned Alfred Barlow to construct this handsome design in the Richardsonian Romanesque style, a style named after one of the greatest American architects, Henry Hobson Richardson (1838-1886). . Built of random-coursed, rockfaced gneiss ashlar with red sandstone trim, the church is one story with a taller square bell tower at the southwest corner. The eastern (altar) end contains a leaded stained-glass rose window (1889) manufactured by the Tiffany Glass Co. The Union Reformed Church of Highbridge (now Highbridge Community Church), one of the Bronx's significant 19th-century religious structures, is also one of the finest surviving churches in New York City in the Richardsonian Romanesque style. It is particularly unusual within New York as a more informal, suburban example of this style.

The Commission urges you to affirm this designation.

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card



I intend to appear and speak on Int. No. \_\_\_\_\_ Res. No. \_\_\_\_\_

in favor     in opposition

Date: 1/25/11

(PLEASE PRINT)

Name: KATE DALY, EXEC DIR.

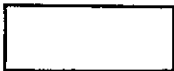
Address: 1 CENTRE ST.

I represent: LANDMARKS PRESERVATION COMMISSION

Address: 1 CENTRE ST.

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card



I intend to appear and speak on Int. No. 294 Res. No. \_\_\_\_\_

in favor     in opposition

Date: 1/25/11

(PLEASE PRINT)

Name: Jenny Fernandez

Address: 1 Centre Street

I represent: LPC

Address: SPMA

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card



I intend to appear and speak on Int. No. 292 Res. No. \_\_\_\_\_

in favor     in opposition

Date: 1/25/11

(PLEASE PRINT)

Name: Jenny Fernandez

Address: 1 Centre Street

I represent: LPC

Address: SPMA

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 291 Res. No. \_\_\_\_\_

in favor  in opposition

Date: 1/25/11

(PLEASE PRINT)

Name: Jenny Fernandez

Address: 1 Centre Street

I represent: LPC

Address: SLA/A

◆ Please complete this card and return to the Sergeant-at-Arms ◆

**THE COUNCIL  
THE CITY OF NEW YORK**

Appearance Card

I intend to appear and speak on Int. No. 293 Res. No. \_\_\_\_\_

in favor  in opposition

Date: 1/25/11

(PLEASE PRINT)

Name: Jenny Fernandez

Address: 1 Centre Street

I represent: LPC

Address: SLA/A

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